

TO: Caswell County Watershed Review Board

FROM: Edward J. Dougherty  
Dawn Leith-Dougherty  
2685 Ridgeville Road  
Prospect Hill, NC 27314

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity  
Allocation Permit

DATE: February 3, 2021

RECEIVED  
FEB 03 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

Basis for the appeal:

I: Our 130 year old historic home sits directly across from the proposed quarry site.

Our home is the major investment of our lifetimes. It sits on the original brick and mortar foundation and has the original plaster interior walls. The incessant blasting will threaten the integrity of our home inside and out. National statistics show that neighborhoods surrounding similar quarry operations lose 17%+ of their value the day they open, as regional communities rise in value, neighboring property values stagnate. If permitted, a rich corporation will profit at the expense of the citizens of our rural community.

We rely solely on our 30+ year old well for our supply of drinking water. Such an operation threatens our supply of water, both physically from the blasting and the local groundwater supply from the stated dewatering in addition to the threat of known pollutants produced from such operations. Both the quality and availability of our sole water supply will be threatened!

We both work from home and would be unduly exposed to water pollutants, air pollutants and noise pollution from such operations. Our personal wellbeing, the sanctity of our home and our physical health would be affected if this operation is allowed. Our plans for our home and property include organic gardens for food supply, bee keeping and a holistic healing business. These would all be sold out for the sake of profit to an out of county entity. We find that to be an appalling attack on our rural residential, farming community.

II. The Caswell County Watershed Administrator acted in error in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.


Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Sincerely,

Edward J. Dougherty

A handwritten signature in black ink, appearing to read "Edward J. Dougherty", with a long horizontal line extending to the right.

Dawn Leith-Dougherty

A handwritten signature in black ink, appearing to read "Dawn Leith-Dougherty", written in a cursive style.

CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM: James & Sheila Wilkinson  
2461 Ridgeville Rd.  
Prospect Hill, NC 27314

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

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Approvals being appealed:

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Basis for the appeal:

I. The project will negatively affect me [and/or use of my property]. Air quality;  
Water quality - if our well is negatively affected  
who will pay; Road Traffic - we live across  
from Wrenn Rd.; Noise - we live in the country  
because we like the quiet; Our property  
value -- will it go down --

The commissioners & planning board  
need to think about the entire County's  
needs and concerns.  
Not just Yanceyville.

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Jimmy Wilkinson

Sheila Wilkinson

Print Your Name

Jimmy Wilkinson

2-2-21

Sheila Wilkinson 2.2.21

Signature

CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM:

Susan Hester  
592 Newton Pleasant Rd  
Hurdle Mills NC 27541

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

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CASWELL COUNTY  
PLANNING DEPARTMENT

Approvals being appealed:

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Basis for the appeal:

1. The project will negatively affect me [and/or use of my property].

My family owns land that is ~~not~~ adjacent to the proposed quarry. We feel the quarry will negatively affect the water quality of the creek running thru the property + the air and make the property less ~~attractive to~~ useful to lease for hunting + farming and also negatively impact any future development possibilities we might have for the property.

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Susan Hester

Print Your Name



Signature

**From:** Sharon Williams <saw396@embarqmail.com>  
**Sent:** Wednesday, February 3, 2021 8:41 AM  
**To:** mhoagland@caswellcountync.gov  
**Cc:** bmiller@caswellcountync.gov  
**Subject:** Watershed Protection

RECEIVED  
FEB 03 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM: Ed and Sharon Williams

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

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Basis for the appeal:

**I. The project will negatively affect me [and/or use of my property]. We are totally dependent on our wells for all our fresh water needs. There is very little chance the county or municipality will ever provide us with a public water utility. Once our wells are compromised, there is no alternative. Imagine a life totally dependent on bottled water. Diminished property values will have a negative impact on tax values as well. Can the county afford to lose that revenue because of a polluting industry?**

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

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Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Ed and Sharon Williams *Ed and Sharon Williams*

Print Your Name

Signature



## Matthew Hoagland

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**From:** Diana Hersh <diana.hersh@gmail.com>  
**Sent:** Wednesday, February 3, 2021 10:07 AM  
**To:** Matthew Hoagland  
**Subject:** NO asphalt plant wanted!

RECEIVED  
FEB 03 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

TO: Caswell County Watershed Review Board  
FROM: Diana Hersh

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

We moved to Caswell county to avoid this! We enjoy our backyard and spend all of our time there. The idea of having constant noise, big trucks and acrid smell is a huge negative for all residents who chose country living for a specific reason: quiet and peace. After 40 years of working; we moved to Caswell county for quiet in our retirement. Noise travels and we want peace in our old age.

Please stop this quarry! No residents want it. Increase taxes for revenue instead of allowing a polluting company move in and ruin everyone's way of life.

Respectfully,  
Susan Hersh

## Matthew Hoagland

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**From:** Karen Anderson <kazola@mindspring.com>  
**Sent:** Wednesday, February 3, 2021 10:14 AM  
**To:** mhoagland@caswellcountync.gov  
**Subject:** Appeal of Watershed approvals  
**Attachments:** Appeal content 2\_3\_21 watershed.docx; Untitled attachment 00675.html; Appeal content 2\_3\_21 watershed.docx.pdf; Untitled attachment 00678.html

TO: Caswell County Watershed Review Board

FROM: Karen and Robert Anderson

1827 Wilson Rd  
Hurdle Mills NC 27415

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FEB 03 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

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Basis for the appeal:

I. The project will negatively affect me [and/or use of my property]

*Lake Roxboro has consistently had a very high State rating for water quality and it has been up to the residents of the lake to keep it that way. We have worked assiduously to prevent run off, keep hydrilla out of the lake, limit boat traffic and fuel spills. All residents value clean water in the lake and in its feeder streams. This doesn't happen by magic, but by vigilance.. Heavy industrial development such as what is proposed by SunRock will impact wells, feeder streams and air quality and Lake purity. "You don't know what you've got till it's gone" and then it is too late.  
How many times do we have to learn this lesson?*

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Robert L. Anderson & Karen P. Anderson \_\_\_\_\_

Print Your Name

Signature

Leslie Zimmerman



Caswell Local Foods Council, Inc

## Matthew Hoagland

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**From:** Monte McDermed <monte@stonelinedesigns.com>  
**Sent:** Wednesday, February 3, 2021 10:30 AM  
**To:** mhoagland@caswellcountync.gov  
**Cc:** bmiller@caswellcountync.gov  
**Subject:** Poorly sited asphalt plant

RECEIVED  
FEB 03 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

TO: Caswell County Watershed Review Board

FROM: Monte McDermed  
292 Blake Dr  
Hurdle Mills, NC

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

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Basis for the appeal:

I live nearby but across the lake from the proposed quarry and the sound has been very loud on our side when their bulldozers have been out doing preliminary site work. Noise travels across the lake and will travel much further in our direction because of it. I retired to the country for the quality of life and I am concerned about the noise and smell from this new 7 day a week operation in or quiet corner of the county. We also cherish our dark night sky and the 24 hour lights for the facility will be a constant and forever intrusion. The site is also located on a stream that feeds a nearby, major water supply. I am concerned about future well water issues for myself, and the quality of drinking water supply for the city of Roxboro.

Thank you for considering the current residents of Caswell county.

Regards  
Monte Mcdermed

## CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM: Jackie Tice  
735 Solomon Rd  
Leasburg, NC 27291

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

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### Approvals being appealed:

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### Basis for the appeal:

I. The project will negatively affect me and my family home as there are confirmed cases of quarry activity at existing quarries damaging wells used for water (which every home in this area is dependent on) along with cracks and damage to home due to the blasting, along with the potential impact to the watershed, wildlife.

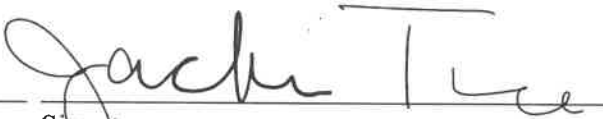
II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental

impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

\_\_\_\_\_  
\_Jackie Tice  
Print Your Name

\_\_\_\_\_  
  
Signature

RECEIVED

FEB 03 2021

CASWELL COUNTY  
PLANNING DEPARTMENT

**TO: Caswell County Watershed Review Board**

**FROM: Theresa Newman and Charles Clotfelter, owners of 560 Solomon Road, Leasburg, NC 27291**

**RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit**

**DATE: February 3, 2021**

The following approvals are being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

Basis for the appeal:

I. The project will negatively affect us and the use of our property at **560 Solomon Road in Leasburg**, a home that has frontage on Lake Roxboro. At our home, without the availability of public sources of water ("city water"), we rely on the availability and purity of our well water for drinking, bathing, cooking, and all other typical domestic functions. There is simply no available substitute for the well water. Yet convincing studies have shown that the proposed Sun Rock plants and quarry impose a real and significant risk that the aquifer that feeds our well and so many others will be depleted and/or contaminated.

We are also two people older than sixty five. We currently have no serious health issues, but we are deeply concerned about the risk that the quality of our air and then our health – and that of so many others in the area, including many older than we are – will be seriously compromised by the particulate matter that is an unavoidable byproduct of Sunrock's operations.

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project

during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator did not have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Respectfully submitted,

Charles T. Clotfelter



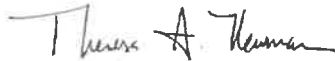
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Print Your Name

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Signature

Theresa A. Newman



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Print Your Name

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Signature



TO: Caswell County Watershed Review Board  
Matthew Hoagland, Caswell County Watershed Administrator  
[mhoagland@caswellcountync.gov](mailto:mhoagland@caswellcountync.gov)

FROM: Randolph Hester and Marcia McNally  
752 Tom Bowes Road  
Hurdle Mills, NC 27541

CC: Brian Miller, Caswell County Manager  
[bmiller@caswellcountync.gov](mailto:bmiller@caswellcountync.gov)  
  
James Connor, Esq., Calhoun, Bhella & Sechrest LLC  
[jconner@cbsattorneys.com](mailto:jconner@cbsattorneys.com)

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity  
Allocation Permit, Prospect Hill Quarry project (all parts)

DATE: February 3, 2021

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**Approvals being appealed:**

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**Basis for the appeal:**

I. The project will negatively affect us and/or use of our property. The wells on our farm are within 1 mile of the quarry property and our pasture land, which is being grazed, is within ½ mile of the quarry property. By denying the air quality permit for the Prospect Hill quarry operation (all parts), the State indicated the impacts from the pollutants is greater than stated by Sunrock in its application. The permits approved by Caswell County should not be granted until the air quality impacts have been resolved. The impacts of the Prospect Hill quarry on vegetation, including grazing and forest, have not been determined, can be significant, and may threaten our farm operation. Further, the State has not made a determination on the impacts on water quality. Thus, in addition to the fact that Caswell County's moratorium prohibits development approval for polluting industries at this time, the above stated reasons are of great concern and should be addressed before the County issues any permits.

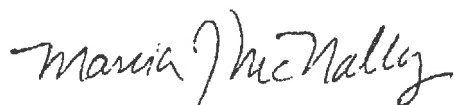
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Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

A handwritten signature in black ink that reads "Randolph G. Hester". The signature is written in a cursive style with a large, stylized "R" and "H".

Randolph Hester

A handwritten signature in black ink that reads "Marcia McNally". The signature is written in a cursive style with a large, stylized "M" and "N".

Marcia McNally

CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM:

RECEIVED  
FEB 03 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

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DATE: February 3, 2021

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Basis for the appeal:

I. The project will negatively affect me [and/or use of my property]. \_\_\_\_\_

1079 Wilson RD, Hurdle Mills NC 2841

Asphalt plants pollute: arsenic, benzene, formaldehyde  
all cause cancer.

Quarry plants pollute: Soil erosion, stream pollution,  
noise pollution, loss of land, deterioration of lake  
water, ruining wildlife habitats.

These are just a small sample of the  
negative impacts these plants have.

Do you want this in your backyard?

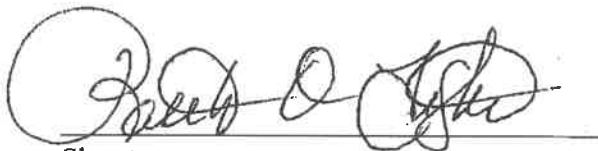
II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Patrick Tighe

Print Your Name



Signature

CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM: Elizabeth Norman  
1811 Wilson Rd  
Hurdle Mills, NC 27541

RECEIVED

FEB 03 2021

CASWELL COUNTY  
PLANNING DEPARTMENT

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity  
Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

Basis for the appeal:

- I. The project will negatively affect me [and/or use of my property].  
We purchased our 8 acres with the assumption that the county would protect the lake as a water supply and recreational asset, and built a home on it so we could retire to a safe area of the county surrounded by woods and wildlife. Our hopes of handing the property down to our children are now threatened by not only the reduction in property value which an asphalt plant would create but the destruction of our clean air and water, not to mention noise pollution which would be inescapable. Our well could easily become contaminated and the lake would no longer support the variety of life it now has, and the particulation in the air would be quite dangerous to our health. We are appalled that the county would consider adding such damage to this area and urge you to invest in caring for it.

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

ELIZABETH NORMAN  
Print Your Name

  
Signature

TO: Caswell County Watershed Review Board

FROM: Thomas and Donna Nicholais  
Good Creek Road  
Prospect Hill, NC

RECEIVED

FEB 03 2021

CASWELL COUNTY  
PLANNING DEPARTMENT

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity  
Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

Basis for the appeal:


I. The project will negatively affect me [and/or use of my property] in many ways. Our property is located about 1000 ft from the Sunrock property. We are worried about our well drying up immediately as soon as Sunrock starts affecting the ground water. We do not have a deep well, maybe 160 ft. deep. We are worried about the effects the mining will have on Roxboro Lake. Three of the tributary streams for Roxboro Lake run through the Sunrock property first. I do not think that there is anything that can be done that can prevent sediment, chemicals, any runoff from running into Roxboro Lake, which is less than 800 ft from the Sunrock property. Roxboro Lake, which not only supports an enormous amount of fish and wildlife, is also a DRINKING WATER SOURCE for Person County. Will there be any continuous monitoring of the quality of the lake water or well water in the immediate area? What recourse will we have as a homeowner who drinks our well water, or swims or fishes in the lake, if the water is affected by the quarry????? I (Donna) am a cancer survivor and I am very worried about the water and air quality that I will be drinking and breathing if the quarry begins


operation! And the noise!!! And what about the value of our home? A home is generally one of the biggest investments a person makes in their life, and if the quarry becomes a reality, we can kiss our investment good-bye. If you can truly believe in your heart that none of the above issues are worrisome, then please make me an offer on my property asap! And then see, as a new homeowner, 1000 ft from the quarry, if you don't feel a little different about the permits!

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

  
THOMAS NICHOLAIS

  
Donna Nicholas



## Matthew Hoagland

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**From:** dale.kemper@dwhs-53.com  
**Sent:** Wednesday, February 3, 2021 4:25 PM  
**To:** mhoagland@caswellcountync.gov  
**Cc:** bmillier@caswellcountync.gov  
**Subject:** Appeal of Permits

**Importance:** High

RECEIVED  
FEB 03 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

### CONTENT OF AN APPEAL

**TO:** Caswell County Watershed Review Board  
Matthew Hoagland - County Planner

**CC:** Brian Miller - County Manager

**FROM:** *Dale Kemper*  
(480) 390-9660 (Cell)  
(336) 948-0007 (House)  
PO Box 99  
Russell Loop Road  
Prospect Hill, NC 27314  
<http://dwhs-53.com/>  
email: [dale.kemper@dwhs-53.com](mailto:dale.kemper@dwhs-53.com)

**RE:** Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

**DATE:** February 3, 2021

### Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

### Basis for the appeal:

1. The proposed Quarry will negatively affect me [and/or use of my property]. It risks destroying my well, my only source of potable water for my new residence (2018), It risks destroying the very nature of the property by destroying the vegetation with dust and settlements from explosions to loosen gravel for excavation. It risks human and livestock health and the stability of my land that may lead to the loss of foundations to my home. Many of these risks have been experienced in Persons County were another Carolina Sunrock LLC developed a quarry.

2. The excessive traffic on local roads by heavy vehicles that are inherit to quarry operations risks destroying these road surfaces resulting in higher maintenance costs for the Caswell County and poorer roads to citizens that travel Ridgeville Road. The risks of body injury from this increased traffic cannot be overlooked.
3. Obviously this will significant lessen the value of the property that I acquire as wooded agricultural property in late 2016.
4. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Sincerely,

*Dale Kemper*

RECEIVED

FEB 04 2021

CASWELL COUNTY  
PLANNING DEPARTMENT

CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM:

Howard DeBose  
592 New Pilemont Rd  
Hurdle Mills, NC 27541

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

Basis for the appeal:

I. The project will negatively affect me [and/or use of my property]. our family

property borders the proposed quarry, and one  
of the streams that flows thru the quarry  
property also flows through our property,  
and in to the lake that borders our property -  
we currently rent this property for hunting and this  
could adversely affect the hunting value of our land.

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

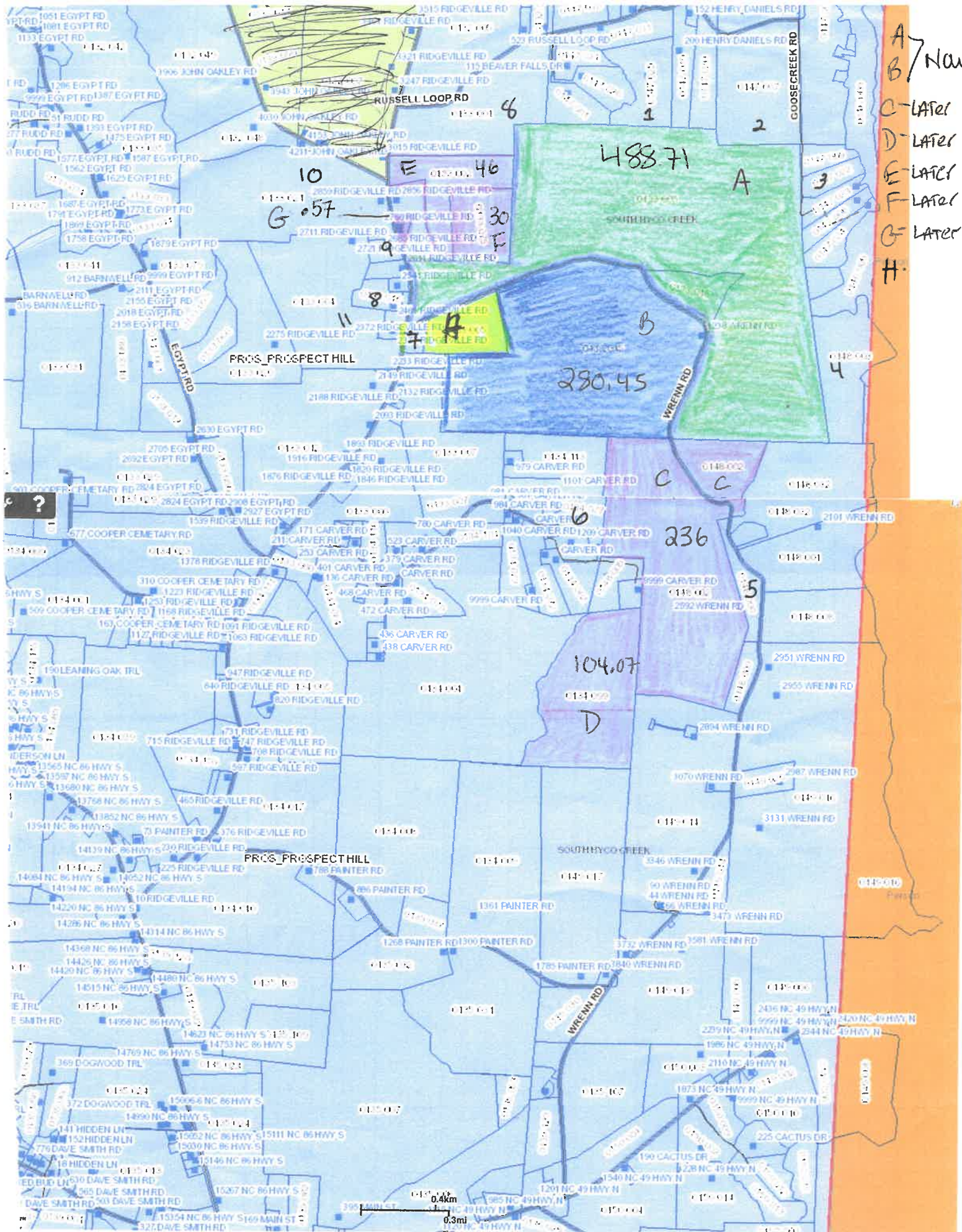
HOWARD M. DUBOSE, JR  
Print Your Name

Signature

A handwritten signature in dark ink, appearing to read "Howard M. Dubose, Jr.", written over a horizontal line.

1. Kemper
2. Hedrick
3. Bretsch
4. Hester / DuBois
5. Waerdenman
6. Carver
7. Wrenn
8. Wilkins
9. Bethel United Methodist Church
10. ~~Bob~~ Dougherty
11. Solomon





- A - Now
- B - Now
- C - Later
- D - Later
- E - Later
- F - Later
- G - Later
- H -

SunRock leased Etree land

Total land 118580



CONTENT OF AN APPEAL

RECEIVED

FLB 04 21

CASWELL COUNTY  
PLANNING DEPARTMENT

TO: Caswell County Watershed Review Board

FROM: Tim and Glenda Solomon  
2377 Ridgeville Rd.  
Prospect Hill, NC

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity  
Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

Basis for the appeal:

I. The project will negatively affect me [and/or use of my property]. *Our property lies adjacent to Sunrock's proposed quarry site on Wrenn Road. We appeal the approval of the referenced permits. This project would have a direct negative impact on our livelihood. As a tobacco and produce farm, we rely on the ability to have access to an abundance of clean groundwater. To compromise our water supply could mean an end to our livelihood, not to mention the ONLY source of clean drinking water for our family and our entire community. For the safety of our community and Caswell County, we request that the County deny all permits pertaining to the Carolina Sunrock proposed projects/sites.*

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Earl T. Solomon

Print Your Name

Glenda Solomon

Earl T. Solomon

Signature

Glenda Solomon



## Matthew Hoagland

---

**From:** Monte McDermid <monte@stonelinedesigns.com>  
**Sent:** Friday, February 5, 2021 6:38 PM  
**To:** mhoagland@caswellcountync.gov  
**Subject:** Prospect Hill Quarry Appeal

TO: Prospect Hill Quarry Appeal

FROM: Monte McDermid  
292 Blake Dr  
Hurdle Mills, NC

RECEIVED  
FEB 05 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

Basis for the appeal:

I live nearby but across the lake from the proposed quarry and the sound has been very loud on our side when their bulldozers have been out doing preliminary site work. Noise travels across the lake and will travel much further in our direction because of it. I retired to the county for the quality of life and I am concerned about the noise and smell from this new operation in our quiet corner.

With a loud, smelly quarry in the county property values will go down and taxes will need to be raised for revenue as an after effect. Consider increasing taxes for revenue instead of ruining our environment.

The site is also located on a stream that feeds a nearby, major water supply. I am concerned about future well-water issues for myself, and the quality of drinking water supply for the city of Roxboro.

Thank you for considering the current residents of Caswell county.

Regards,  
Monte McDermid  
Resident of Caswell County

RECEIVED

FEB 06 2021

CASWELL COUNTY  
PLANNING DEPARTMENT

TO: Caswell County Watershed Review Board

FROM: Susan Chandler

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 5, 2021

Approvals being appealed:

Watershed Protection Permit issued on January 7, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 4, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, future shop, ready mix concrete facility and offices on property located at 12971 NC. Hwy 62 North, Burlington N.C. 27217. Tax map and parcel number: 0090-027.

Basis for the appeal:

**I. The project will negatively affect my family at 1566 Alvis Boswell Road where we own close to 100 acres that are used primarily for raising Angus cows. The asphalt plant and quarry will pollute our well water; dust from the quarry will ruin our vegetation used for organic grass feeding, ruin our streets from excessive weight of vehicles, decrease the value of our property and eliminate our peaceful way of life. We do not welcome polluting industries now or ever.**

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

## Matthew Hoagland

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**From:** Peter Christopher <peterchristopher@comcast.net>  
**Sent:** Saturday, February 6, 2021 3:29 PM  
**To:** mhoagland@caswellcountync.gov  
**Cc:** bmiller@caswellcountync.gov  
**Subject:** Appeal to Caswell County Watershed Board.

RECEIVED

FEB 06 2021

CASWELL COUNTY  
PLANNING DEPARTMENT

### CONTENT OF AN APPEAL

TO: Caswell County Watershed Review Board

FROM: Peter Christopher  
1181 Wilson Road  
Hurdle Mills, NC 27541

RE: Appeal of Watershed Protection Permit and Special Non-Residential  
Intensity Allocation Permit

DATE: February 3, 2021

#### Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

#### Basis for the appeal:

I. The project will negatively affect me [and/or use of my property].

Operation of asphalt and concrete plants and a quarry will devastate Lake Roxboro, creeks, and the land area immediate to Wrenn Road. Groundwater contamination, project will use millions of gallons of groundwater, private wells affected, aquatic life, wildlife habitat destroyed, noise, dust, gas generators, large trucks, and increased traffic.

II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021.

Carolina Sunrock also failed to prepare an environmental impact statement.

Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Peter Christopher

Print Your Name

?

Signature

CONTENT OF AN APPEAL

RECEIVED  
FEB 06 2021  
CASWELL COUNTY  
PLANNING DEPARTMENT

TO: Caswell County Watershed Review Board

FROM: Karen Meek  
1181 Wilson Road  
Hurdle Mills, NC 27541

RE: Appeal of Watershed Protection Permit and Special Non-Residential Intensity Allocation Permit

DATE: February 3, 2021

Approvals being appealed:

Watershed Protection Permit issued on January 5, 2021 and the Special Non-residential Intensity Allocation Permit issued on January 6, 2021 to Carolina Sunrock LLC for development of a hot mix asphalt plant, ready-mix concrete plant, quarry and associated facilities on property located at 1238 Wrenn Road, Prospect Hill, N.C. 27314. Tax map and parcel numbers: 0133-002, 0133-004, 0133-005, 0133-045, 0133-075, 0148-002.

Basis for the appeal:

I. The project will negatively affect me [and/or use of my property].

Operation of asphalt and concrete plants and a quarry will devastate Lake Roxboro, creeks, and the land area immediate to Wrenn Road. Groundwater contamination, project will use millions of gallons of groundwater, private wells affected, aquatic life, wildlife habitat destroyed, noise, dust, gas generators, large trucks, and increased traffic.

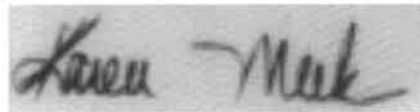
II. The Caswell County Watershed Administrator made a mistake in issuing the permits because the project is covered by the one-year moratorium on development approvals for polluting industries that the Caswell County Commissioners imposed on January 6, 2020 and the six-month extension of the moratorium through July 6, 2021. Under the moratorium approved by the Caswell County Commissioners, no development approvals can be issued for the project before July 6, 2021.

The project does not fall under any of the exceptions to the moratorium that the Commissioners adopted and Carolina Sunrock LLC does not have any other legal right to go ahead with the project during the moratorium. Under ordinances in effect when Carolina Sunrock

purchased/leased the property, the development required several approvals from the county and an environmental impact review. Carolina Sunrock had not received any county approvals before the moratorium went into effect.

Carolina Sunrock had submitted applications for watershed permits in December of 2019, but the Watershed Administrator didn't have complete site plans showing the required stream buffers and applications for the Special Non-residential Intensive Use Allocation Permits until January 2021. Carolina Sunrock also failed to prepare an environmental impact statement. Under the Caswell County Environmental Impact Ordinance that was in effect until December 21, 2020, an environmental impact statement was required before the county could act on the permit applications. As a result, Carolina Sunrock had not received any county approvals before the moratorium went into effect that would have given it vested rights and had not submitted complete applications under the ordinances that were in effect when the first applications were submitted.

Karen Meek

A rectangular box containing a handwritten signature in dark ink. The signature appears to read "Karen Meek" in a cursive, slightly stylized script.

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Print Your Name

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Signature